

PROPERTY LOCATION

No	Alt No	Direction/Street/City
24		CYPRESS RD, ARLINGTON

OWNERSHIP

Owner 1:	BASAVAPATHRUNI ARAVIND			
Owner 2:	LIN MICHELLE			
Owner 3:				
Street 1:	24 CYPRESS RD			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02474		Type:	

PREVIOUS OWNER

Owner 1:	MAGGIORE ANDREW R/TR & -		
Owner 2:	HAYES JEREMY P/TR -		
Street 1:	24 CYPRESS RD		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .185 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 2014, having primarily Vinyl Exterior and 2972 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 1 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.18471	Total SF/SM:	8046	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	462,967	Spl Credit	Total:	463,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

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2023

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	8046.000	820,800		463,000	1,283,800
Total Card	0.185	820,800		463,000	1,283,800
Total Parcel	0.185	820,800		463,000	1,283,800
Source: Market Adj Cost	Total Value per SQ unit /Card:			431.97	/Parcel: 431.9

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	820,800	0	8,046.	463,000	1,283,800		Year end	12/23/2021
2021	101	FV	796,400	0	8,046.	463,000	1,259,400		Year End Roll	12/10/2020
2020	101	FV	794,600	0	8,046.	463,000	1,257,600	1,257,600	Year End Roll	12/18/2019
2019	101	FV	654,900	0	8,046.	456,400	1,111,300	1,111,300	Year End Roll	1/3/2019
2018	101	FV	609,800	0	8,046.	350,500	960,300	960,300	Year End Roll	12/20/2017
2017	101	FV	563,700	0	8,046.	330,700	894,400	894,400	Year End Roll	1/3/2017
2016	101	FV	563,700	0	8,046.	304,200	867,900	867,900	Year End	1/4/2016
2015	101	FV	547,400	0	5,109.	246,500	793,900	793,900	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MAGGIORE ANDREW	69527-47		6/29/2017		1,250,000	No	No		
HAYES JEREMY P	67296-4		5/23/2016	Convenience	1	No	No		
CAULDER WILLIAM	64513-64		11/14/2014		975,000	No	No		See Subdivision Plan 920 of 2014
SARNO JOSEPH A	62962-168		11/21/2013	Mult Lots	300,000	No	No		
RUSTIN BELZORA	92945-293		11/19/2013	Convenience	99	No	No		
SARNO JOSEPH A	62945-295		11/19/2013	Convenience	99	No	No		
MOSCARITOLO GER	62821-176		10/23/2013	Convenience	99	No	No		
MOSCARITOLO GER	62821-174		10/23/2013	Convenience	99	No	No		

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
11/12/2018	MEAS&NOTICE	HS	Hanne S
5/14/2015	SQ Returned	MM	Mary M
7/22/2014	Info Fm Prmt	PC	PHIL C
6/18/2014	Info Fm Prmt	PC	PHIL C
6/17/2014	Info Fm Prmt	PC	PHIL C
11/26/2008	Meas/Inspect	189	PATRIOT
2/8/2000	Meas/Inspect	263	PATRIOT
9/1/1993		RV	

Sign:
VERIFICATION OF VISIT NOT DATA
//_/



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	71601
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

